



Committee of the Whole

Ryan Countryman

Council Initiated:

Yes

No

ECAF: 2024-2278

Ordinance: 24-087

Type:

Contract

Board Appt.

Code Amendment

Budget Action

Other

Requested Handling:

Normal

Expedite

Urgent

Fund Source:

General Fund

Other

N/A

Executive Rec:

Approve

Do Not Approve

N/A

Approved as to

Form:

Yes

No

N/A

Subject: Code Amendment – Timeframes for Development Permits.

Scope: Ordinance 24-087 would add amend existing sections and add a new section to Chapter 30.70 SCC concerning development application review processes.

The Executive has proposed one amendment sheet.

Duration: N/A

Fiscal Impact: Current Year Multi-Year **N/A**

Authority Granted:

None

Background:

Snohomish County Code currently provides 120 days as the standard review time for most permit applications. This “120 day clock” is consistent with requirements currently in [RCW 36.70B.080\(1\)](#). However, passage of [Second Substitute Senate Bill 5290](#) (SSSB 5290) in 2023 included changes to RCW 36.70B.080 that go into effect on January 1, 2025. This legislation replaces the 120 day clock with new timeframes that vary depending on the type of public notice a development application requires and what process that permit follows.

Ordinance 24-087 would update Chapter 30.70 SCC for consistency with SSSB 5290. Key changes are new timeframes that would be:

- (a) 65 calendar days for project permits that do not require notice of application (e.g., permits for remodeling or repair work, and approval by PDS);
- (b) 100 calendar days for “Type 1 project” permits that require notice of application and an administrative approval decision by PDS; and
- (c) 170 calendar days for “Type 2 project” permits that require a public hearing and approval decision by the Hearing Examiner.

Amendment No. 1 would clarify what kinds of interior alteration are eligible to for the 65 calendar day timeframe.

Request:

Set date and time for a public hearing on Ordinance 24-087.
Suggested: Wednesday, December 11, 2024, at 10:30 am.